



RECEIPT UNDER SECTION 52 CLAUSE (B) (Duplicate)

Registration Office : KHURDA(BBSR)

Year : 2019

Application id: 1081906477

Book No : 1

Executant Name

Presenter Name

Claimant Name

PADMALAYA GARABADU

SANJIB BISWAL PROPRIETOR OF SR
CONSTRUCTIONS

SANJIB BISWAL PROPRIETOR OF SR
CONSTRUCTIONS

has been authorised to receive the document.

Total Registration Fees Paid :

₹421740

Signature of the Presentant

A18(iii) & A(1) :

₹421450

Incidental Fee Details

User Charges :

₹250

Expected date of return of document :

24-May-2019

Date: 24-May-2019

Date: *Padmalaya Garabadu*

Signature of the Registering Officer

Signature of the Receiver



RECEIPT UNDER SECTION 52 CLAUSE (B) (Triplicate)

Registration Office : KHURDA(BBSR)

Year : 2019

Application id: 1081906477

Book No : 1

Executant Name

Presenter Name

Claimant Name

PADMALAYA GARABADU

SANJIB BISWAL PROPRIETOR OF SR
CONSTRUCTIONS

SANJIB BISWAL PROPRIETOR OF SR
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Total Registration Fees Paid :

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User Charges :

₹250

Expected date of return of document :

24-May-2019

Date: 24-May-2019

Date: *Padmalaya Garabadu*

Signature of the Registering Officer

Signature of the Receiver

Terms & Conditions :

- The Presenter should deposit this receipt duly signed by him.
- Documents other than WILL will be destroyed if not received within 2 years.
- If the document refused for registration, the registration fee shall be returned.

Back

1081906477



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Odisha

e-Stamp

Certificate No. : IN-OD00538583529075R
Certificate Issued Date : 24-May-2019 12:15 PM
Account Reference : SHCIL (FI)/ odshcil01/ BHUBANESWAR/ OD-KRD
Unique Doc. Reference : SUBIN-ODODSHCIL0100652743233729R
Purchased by : SR CONSTRUCTIONS PROP SANJIB BISWAL
Description of Document : Article IA-48 Power of Attorney Deed
Property Description : MOUZA-SATYA NAGAR , KHATA-10, PLOT-277, AC0.156 DEC, KISAM-GHARABARI-2
Consideration Price (Rs.) : 2,10,60,000
(Two Crore Ten Lakh Sixty Thousand only)
First Party : PADMALAYA GARABADU
Second Party : SR CONSTRUCTIONS PROP SANJIB BISWAL
Stamp Duty Paid By : SR CONSTRUCTIONS PROP SANJIB BISWAL
Stamp Duty Amount(Rs.) : 10,53,100
(Ten Lakh Fifty Three Thousand One Hundred only)



-----Please write or type below this line-----

Padmalaya Garabadu .

SR Constructions

Sanjib Biswal.
Proprietor

SR 0002501862

Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shcilestamp.com". Any discrepancy in the details on this Certificate and as available on the website renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

ଅନୁମତି 1053100
INQD 0013888829028



Handwritten signatures and text: 27.5.19, Padmalaya Garabadu, 421740, 54596

SR Constructions
Sourab Biswal
Proprietor
24.5.19

Two fingerprints with handwritten text: LTI 06, padmalaya, Sourab Biswal, LTI 06

Handwritten number: 2,10,60,000/-

GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENT that I, PADMALAYA GARABADU, aged about 73 years, W/o. Late Amulyamani Garabadu, by caste - Brahmin, by profession - Housewife, resident of At. - Plot No.152, Satya Nagar, P.O. - Satya Nagar, P.S. - Kharavel Nagar, Bhubaneswar, District - Khurda (Odisha), PIN - 751007, having PAN - AENPG3655G, Mobile No.9437024422 (herein after called the "PRINCIPAL") do hereby

Contd.....2

Handwritten signatures: Sunita Panda, Rajabanni Biswal



VTNO - 353

Padmalaya Garabady.



VTNO - 354

Sunita Panda

w/o Anulya Prasad Panda and D/o Anulya Maini Garabady
Flat no - 208, Richfield Apartment
Bangalore .



Having Visited the Residence of Padmalaya Garabady.
 at BBSR on the 24/5/19 at PM
 I have this day seen the said Padmalaya Garabady.
 Who have admitted to my satisfaction
 by Sunita Panda w/o Anulya Prasad Panda.
 of the same Padmalaya Garabady.
 admitted execution of this document.

Registering Officer
Bhubaneswar

constitute, nominate and appoint SR CONSTRUCTIONS, a proprietorship firm, having its office at 98, Satya Nagar, Bhubaneswar, District – Khurda (Odisha), PIN – 751007, represented by its proprietor SRI SANJIB BISWAL, aged about 46 years, S/o. Goura Chandra Biswal, by caste – Khandayat, by profession – Business, Mobile No.9437026400 (herein after called the Attorney Holder) as my true and lawful Attorney in my name and on my behalf.

WHEREAS, the property mentioned in the schedule below, stands recorded in the name of Amulyamani Garabadu (husband of principal) as per Record of Rights and the said Amulyamani Garabadu died leaving behind myself as his wife and two daughters namely Sumita Panda and Kunumun Garabadu as his legal heirs and successors and the said Sumita Panda and Kunumun Garabadu relinquished their right, title, interest and possession over the said property in my favour, vide Regd. Deed of Relinquishment bearing I.D. No.1081607574 and Document No.11081606717, dated 11.07.2016 registered in the office of District Sub-Registrar, Khurda at Bhubaneswar and since then I am in peaceful possession over the same as absolute owner without any dispute.

Contd.....3

Padmalaya Garabadu

SR CONSTRUCTIONS

Sanjib Biswal

Proprietor

Sumita Panda

Rajahannu Biswal

24/05/2019
 SR Constructions
 Khurda



Endorsement of the certificate of admissibility

Admissible under rule 25; duly stamped under the Indian stamp (Orissa Amendment act 1 of 2008) Act 1899, Schedule 1-A No. 48(g) Fees Paid : A18(iii) & A(1)-421490 ,, User Charges-250 ,Total 421740

Date: 24/05/2019

Signature of Registering officer

Endorsement under section 52

Presented for registration in the office of the Sub-Registrar District Sub-Registrar KHURDA(BBSR) between the hours of 10:30 AM and 2:30 PM on the 24/05/2019 by SANJIB BISWAL PROPRIETOR OF SR CONSTRUCTIONS , son/daughter/wife of , of AT- 98, SATYA NAGAR, BBSR, DIST- KHORDHA , by caste GENERAL , profession and finger prints affixed.

Sanjib Biswal





Signature of Presenter / Date: 24/05/2019

Signature of Registering officer.

Endorsement under section 58

Execution is admitted by :

Name	Photo	Thumb Impression	Signature	Date of Admission of Execution
PADMALAYA GARABADU	_____	_____	_____	_____
SANJIB BISWAL PROPRIETOR OF SR CONSTRUCTIONS		 241800574	Sanjib Biswal	24-May-2019

Identified by J ACHARAYA Son/Wife of N/A of ADV BBSR by profession Advocate
 Name Photo Thumb Impression Signature

AND WHEREAS, I, am unable to look after the said property and with an intention to construct a multistoried building thereof and do the following Acts, deeds and things. Hence I, execute this General Power of Attorney in favour of the Attorney Holder to do the same in my name and on my behalf.

1. To manage administrate landed property as mentioned in the scheduled below for and on my behalf.
2. To prepare agreement/agreements, letters, applications, correspondences and sign the same with/or any Govt. authority, Undertaking Individuals, Firms, Company or any Govt. Deptt. For the development of schedule property in my name and on my behalf.
3. The said attorney holder shall nominate, select and appoint draftsman, engineers, Architects, Contractors, Labour Contractors, masons, Labour and for any other person or persons or any other company, companies, firm and/or firms for purpose of construction of apartment and after completion of the same for maintenance of the constructed building as and when the attorney shall deem necessary and shall make payment all costs, remuneration on behalf of me and shall accept the receipts thereof.
4. The said attorney holder shall receive and accept any letters, documents, sanctioned plan, amended plan and sign and resubmit the same and or tax bills and land rent, electric bills, water bills and or any other bill or challan or demand from the Govt. and or any other authority and pay the same as the case may be in my name and on my behalf.

Padmalaya Garabadi,


SR Constructions

Sanjib Biswal,
Proprietor

Sunita Panda

Rajakarmi Biswal

blood test
P.S.A.
Counseling

				Date of Admission of Execution
JACHARAYA		 41170789		24-May-2019
SUMITA PANDA	—	—	—	—

Date: 24/05/2019


Signature of Registering officer

Endorsement of certificate of registration under section 60

Registered and true copy filed in : Office of the District Sub-Registrar, KHURDA(BBSR)

Book Number : 1 || Volume Number : 121

Document Number : 11081906104

For the year : 2019

Seal :

Date: 25/05/2019


Signature of Registering officer

Print



5. That the said attorney holder shall represent on my behalf before B.D.A., Municipal Authorities, fire brigade, P.H.D., Electricity Board, Development authorities, Police and other public institutions, Govt. Deptts. And Semi-Govt. Deptts./undertakings in connection with development and construction upon the said land stated in the schedule and shall prepare, execute, sign register and / or file all papers, plans, application/petitions and amalgamation deed for the said purpose and do all acts, deeds and things as may be necessary for the said purpose and in the said connection in my name and on my behalf.
6. To apply for and obtain quotas and to procure cement, steel, bricks and other building materials which may be required for development and construction over the said scheduled premises/land as our authorised representative and sign all papers for the said purpose in his own name as my constituent attorney and to represent me before all authorities for the said purpose in my name and on my behalf.
7. To negotiate with the intending buyers over 50% in the said apartment (except 50% share of the owner) to be constructed on the land of the said premises and to accept earnest money, advances, installments from intending buyers or third parties, individuals and to sign and execute all such formal agreement as and when required for my schedule property or building thereof.
8. To raise project loan by way of mortgaging 50% of the scheduled property / super built up area (except 50% share of the owner).
9. To sign, execute and register sale deed, or sale deeds, agreement or agreements of sale conveyance or conveyances of 50% of the total super built up area of the apartment along with proportionate impartible undivided share in the land of the schedule property (except 50% share of the owner) in event of proposed apartment is erected on schedule property and receive

Contd.....5

Padmalaya Gaisabachh
SR Constructors

Sanjib Biswal
Proprietor

Sumita Panda
Rafaxami Biswal

consideration in respect of such agreement / sale and represent me before the registering authority, Bhubaneswar and sign and verify all such agreements of sale, sale deed, conveyance of the land in respect of the super built up area / residential space of the schedule property and admit the executions before the registering authority Bhubaneswar in my name and on my behalf.

10. To enter into, modify, cancel, alter, draw, approve, present for registration for all agreement of sale deed, conveyance of land in respect of the super built up area / residential space of schedule property and sign all such modifications, cancellations, alterations, deeds / agreements of sale and admit execution of all such documents before registering authority, Bhubaneswar in my name and on my behalf.
11. To do all acts, deeds, which may be required to implement the said respective agreement with a view to implement the cause of development of the said premises stated and described in the schedule for construction of the building with self contained independent flats in each floor, in my name and on my behalf.
12. That the said attorney holder shall make all payment of fees tax, rents, levy bills, challans to the Govt. and / or other authority and / or authorities or to anybody appointed by the such attorney and further if necessary, shall make objection against any demand or assessment by the Govt. and / or any authority / authorities and in such case the said attorney shall appear before appropriate authority or authorities demand personal hearing , appear and represent me before authorities for hearing.
13. To defend, withdraw and compromise any litigation and dispute if found and arises over the said property.

Contd.....6

Padmalaya Garabadi,
SR Constructions
Sreyas Biswal,
Proprietor

Sumita Panda
Rajahanni Biswal

14. To apply for and obtain certified copies, non encumbrance certificate or any other certificate and documents.
15. To apply for demarcation and mutation of the said property to the Tahasildar, Bhubaneswar, or any other authorities in my name and on my behalf
16. As regard to execution of any documents or applications as per this authorization, the power of attorney holder can execute the same on behalf of me.

I hereby further agree and declare that all acts, things deeds done law-fully by the said attorney shall be constructed as acts, things and deeds, done by me and I undertake to ratify and confirm all and whatsoever that my said attorney holder hereby given, in pursuant to agreement dated 24.5.2019

IN WITNESS WHEREOF I, the above named Principal signed this the 24th day of May, 2019 (two thousand nineteen) in presence of following witnesses.

SCHEDULE OF PROPERTY

District – Khurda, P.S. – New Capital, Hal P.S. – Kharavel Nagar, P.S. No.47, Tahasil – Bhubaneswar, under the Jurisdiction of District Sub-Registrar, Khurda at Bhubaneswar. Mouza – BHUBANESWAR SAHAR, UNIT NO.10, SATYA NAGAR, Khata No.10 (ten), Sthitiban,

Contd.....7

Padmalaya Garabaddu
SR Constructions
Sajib Biswal
Proprietor

Sumita Panda
Rajahammi Biswal

Plot No.277 (two hundred seventy seven), Kisam –
Gharabari-II, area Ac.0.156 decimals (one hundred fifty six
decimals), full plot. Rent Rs.58.50 paise.

That, the stamp duty and registration fees in this
G.P.A. paid on Rs.2,10,60,000/- (Rupees two crores, ten
lakhs and sixty thousand) only as per Govt. Bench Mark
Valuation.

WITNESSES

1. Sumita panda
w/o - Amulya Prasad Panda
Flat no. 208, Richfield Apartment
Marathahalli, Bangalore.

Padmalaya Garabada.
EXECUTANT/PRINCIPAL 24.5.19

2. Rajaharini Biswal
w/o - Sanjib Biswal
48. Satya Nagar
Bhubaneswar.
Pin- 751007

SR Constructions
Sanjib Biswal.
Proprietor 24.5.19

ATTORNEY HOLDER

Prepared by me.

Basanta Kes mohanty
DWDL No - 7/99
DSR obtained Ichundha
BSK

SR Constructions
Sanjib Biswal.
Proprietor

Sumita panda



SR Constructions

Proprietor

Handwritten notes in red ink:
A0.15b
13.50 (0,000)
1,35,000
per sec.



REGISTERED & TRUE COPY
FILED IN

BOOK NO.
Volume No.
Pages.....10.....
Filing No
for the year 2019

1087906477

Registering Officer
24.5.19

1081607574

OT

100



RISS



06AA 323884

Handwritten calculations in red ink:
 2000
 200
 2200

Sumita Panda
 LTI or

K. Garabadi
 Kummun Garabadi
 LTI or

Sumita Panda
 11-7-16

Kummun Garabadi
 11-7-16

DEED OF RELINQUISHMENT

THIS DEED OF RELINQUISHMENT is made this the day of July 2016 (Two Thousand Sixteen).

BETWEEN

- SUMITA PANDA**, aged about 48 years, W/o Sri Amulya Prasad Panda, D/o Late Amulyamani Garabadi, by Profession : House-wife,

w/ Amulya Prasad Panda
 11-07-2016

w/ Srijit Biswal
 11-07-2016

11598

11.7.2016

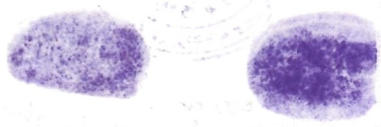
420

DISTRICT TREASURY
KHURDA, BHUBANESHWAR
30 JUN 2016
TREASURY OFFICER

Sunita panda
Plot no-152, Satyanagar
BHUBANESHWAR

Success fee
3000

B.K. PANDA
Stamp Vendor
Bhubaneswar



✓

✓



ଓଡ଼ିଶା ओडिशा ORISSA

2. KUNUMUN GARABADU, aged about 42 years, W/o Sri Rajesheshekar Murtinty, D/o Late Amulyamani Garabadu, by Profession : Housewife, both are Resident of At.: Plot No.152, Satya Nagar, P.O.: Satya Nagar, P.S.: Kharavel Nagar, Bhubaneswar, Dist.: Khurda (Odisha), (Hereinafter be referred to and called the **EXECUTANTS**) of the **FIRST PART**.

AND

PADMALAYA GARABADU, aged about 70 years, W/o Late Amulyamani Garabadu, by Profession : Housewife, both are Resident of At.: Plot No.152, Satya Nagar, P.O.: Satya Nagar, P.S.: Kharavel Nagar, Bhubaneswar, Dist.: Khurda (Odisha), (hereinafter referred to and called as the **ASSIGNEE**) of the **SECOND PART**.

Valuation of the property (Relinquishment Deed) is **₹.1,00,000/-** (Rupees One Lakh) only approximately.

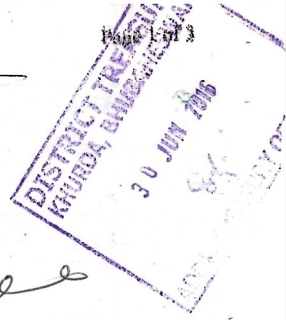
WHEREAS, the above named executants and Assignee hereby declare that the property mentioned in

06AA 323885

Sanjita Panda
Kunmun Garabadu
Sanjita Biswal
11.07.2016
11.07.2016

11599

Sumita panda 11.7.2016



Sumita panda



Endorsement of the certificate of admissibility

Admissible under rule 25: duly stamped under the Indian stamp (Orissa Amendment act 1 of 2008) Act 1899, Schedule 1-A No. 55(b). Fees Paid : A(1)-2000 ,, User Charges-200 ,Total 2200

Date: 11/07/2016

Signature of Registering officer

Endorsement under section 52

Presented for registration in the office of the District Sub-Registrar KHURDA(BBSR) between the hours of 10:30 AM and 2:30 PM on the 11/07/2016 by SUMITA PANDA , son/wife of LATE AMULYAMANI GARABADU , of AT- PLOT NO.152, SATYA NAGAR, PO- SATYA NAGAR, PS- KHARAVEL NAGAR, BBSR, DIST- KHURDA , by caste General , profession Others and finger prints affixed.

Sumita panda

Signature of Presenter / Date: 11/07/2016



Signature of Registering officer

Endorsement under section 53

Execution is admitted by :

Name	Photo	Thumb Impression	Signature	Date of Admission of Execution
SUMITA PANDA				11-Jul-2016



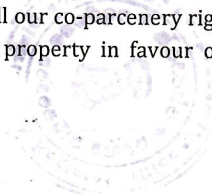
ଓଡ଼ିଶା ओडिशा ORISSA

06AA 323881

the schedule below, stands recorded in the name of Late Amulyamani Garabadu (who is the deceased Father of Executants and deceased Husband of Assignee) and he was in peaceful possession over the same respectively. After the death of said Amulyamani Garabadu, we the Executants and Claimant are being in joint possession and coparcener and owner of the Schedule property as legal heirs.

AND WHEREAS Pursuant to their wish, as mentioned above, the Executants out of natural love and affection and without any undue influence monetary consideration, hereby with to release and relinquish their share each in the Schedule property as mentioned below, and hereby affirm and declare that they and their legal heirs shall have no claim, right, lien or interest in the aforesaid property and the same shall vest absolutely. We, the above named executants have been well placed in our lives, we the FIRST PARTY members do hereby renounce and relinquish all our co-parcenary rights, titles and interests in the said property in favour of the 2nd

to devita panda
Kunmun Garabadu
11-07-2016
to family members
11-07-2016
to Saanjib Biswal
11-07-2016





11600
11.7.2016
Sunita Panda

0220


Sellekha
Gog

DISTRICT TREASURY
D.A. BHUDANESWAR
30 JUN 2016
DL. TREASURY OFFICER

		311318664	Sunita Panda	
KUNMUN GARABADU		 311318673	Kunmun Garabada	11-Jul-2016

PADMALAYA GARABADU

Identified by JAGYNESWAR ACHARYA Son/Wife of N/A of ADV., BBSR by profession Advocate

Name	Photo	Thumb impression	Signature	Date of Admission of Execution
JAGYNESWAR ACHARYA		---	Jagynewsar Acharya	11-Jul-2016

Date: 11/07/2016

Signature of Registering officer

Endorsement of certificate of registration under section 60

Registered and true copy filed in : Office of the District Sub-Registrar, KHURDA(BBSR)

Book Number : 1 || Volume Number : 136

Document Number : 1100163877

For the year : 2016

Seal :



Signature of Registering officer

भारतीय गैर न्यायिक

बीस रुपये

रु.20



Rs.20

TWENTY
RUPEES

INDIA

INDIA NON JUDICIAL

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party member (who is the Mother of the Executants) at our free will and sound mind.

We, declare that we do not claim any right, title, interest and possession whatsoever in the said property hereinafter and the assignee (2nd party member) become absolute owners of the property henceforth.

If in future we or our legal heirs, representatives and assignees put any claim in any circumstances in any court of law, the same shall be void by virtue of this Deed and the second party members are at liberty to dispose the same according to their own free will whatsoever they think proper and the 2nd party member will use and enjoy at his sweet will in any manner whatsoever.

SCHEDULE OF PROPERTY

District: Khurda, P.S.: New Capital, P.S. No.47, Tahasil : Bhubaneswar, Under the Jurisdiction of District Sub Registrar office, Khurda, at - Bhubaneswar, Mouza : **BHUBANESWAR SAHAR UNIT NO.10 SATYA NAGAR,** Khata No.10 (Ten), Sthitiban, Plot No.277 (Two Hundred

06AA 323842

Surita panda
Kumunjanabala

Pradyotsna Prasad
11.07.2016

W. Sanyal Biswal.
11.07.2016.



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06AA 323883

Seventy-seven), KISSAM : Gharabari-II, Area
Ac0.156decimals (One Hundred Fifty-six Decimals),
(Full Plot), Annual Rent ₹.58.50paise.

IN WITNESS WHEREOF, we, the first parties/the
Executants have signed this deed of Relinquishment of this the
... day of July 2016 (Two Thousand Sixteen).

WITNESSES:

1. Anand prasad Panda
11-07-2016

1223, HAL 3rd Stage
11th Cross, New Thrippacandra,
Bangalore - 560075

✓ Sanita Panda
11-7-16

✓ Kunmun Garabadi

2. Sanjib Biswal
11.07.2016

EXECUTANTS 11:7:16

✓ Sr. Ganada Ch Biswal
Plot No- 98, Satgangan,
Khurda, Bhubaneswar,

Drafted by me; as per data supplied by the executants'

Basanta Kumar Mohanty

Sr. Basanta Kumar Mohanty, DI. No.7/99
DSR Officer, Khurda, Bhubaneswar



Form No IV
(See Rule - 3)

LEGAL HEIR CERTIFICATE

Office of the Tahasildar BHUBANESWAR

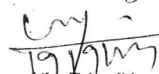
Misc Case No. 285/13

This is to Certify that the persons specific below is / are the Legal Heirs of the deceased Amulyamani Garabadi son/daughter/wife of Late Dingamani Garabadi of village / Town 153, Satyangan Tahasil BBSR P.S. Satyangan in the district of Khordha in the State of Orissa, as reported by the concerned Revenue Inspector Capital II

~~This Certificate is being issued without prejudice to claim of others.~~

Sl. No.	Name	Age	Relationship
1.	Padmalaya Garabadi	67 years	Wife
2.	Sumita Panda	45 years	married daughter
3.	Kusum Garabadi	38 years	do
4.			
5.			
6.			
7.			
8.			
9.			
10.			

This Certificate is being granted only for purpose of pension dues only


Signature of the Tahasildar

**TAHASILDAR
BHUBANESWAR**
Date 19.09.2013

(Designation with Seal of Office)

Padmalaya Garabadi
Signature of the Applicant

9/20/11/13



NO.PH/VS.dt. 20/8/13

GOVERNMENT OF ODISHA
DEPARTMENT OF HEALTH AND FAMILY WELFARE
BHUBANESWAR MUNICIPAL CORPORATION
CERTIFICATE OF DEATH

Issued under section 12/17 of the Registration of Births and Deaths Act, 1969 and rules of Odisha Births and Deaths, Rule 2001.

This is to certify that the following information has been taken from the original record of death which is in the possession of Bhubaneswar Municipal Corporation, Bhubaneswar of District, KASABA of State of Odisha.

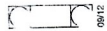
Date of Death..... 04/08/2013
Sex..... MALE
Name..... AMULYA MANI GARABADU
Name of Father..... LATE D. GARABADU
Permanent Address..... AT- PLOT NO. 152
PO/PS. SATYA NAGAR, BHUBANESWAR, KHURDA,
ODISHA, INDIA
Place of Death..... SPARSH HOSPITALS AND CRITICAL
CARE, BHUBANESWAR
Registration No..... 3480/2013

Date of Registration..... 05/08/2013

Date
16/08/2013

Signature of Issuing Authority
Registrar

BHUBANESWAR MUNICIPAL CORPORATION
Births & Deaths



For